

039.0

0006

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel  
603,400 / 603,400

USE VALUE:

603,400 / 603,400

ASSESSED:

603,400 / 603,400


**Patriot**  
Properties Inc.
**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
130		NORTH UNION ST, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: MOW CHRISTOPHER P & JULIE C	
Owner 2:	
Owner 3:	

Street 1: 130 NORTH UNION ST	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry:
Postal: 02474	Type:

PREVIOUS OWNER	
Owner 1: FEMIA GEORGE P -	
Owner 2: C/O THERESA COSTA TRUSTEE -	
Street 1: 7142 GOLF COLONY COURT #206	
Twn/City: LAKE WORTH	
St/Prov: FL	Cntry:
Postal: 33467	

NARRATIVE DESCRIPTION	
This parcel contains 8,014 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1956, having primarily Vinyl Exterior and 1536 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

BUILDING PERMITS	
Date	Number
11/14/2016	1393

ACTIVITY INFORMATION	
Date	Result
12/16/2018	MEAS&NOTICE
6/27/2012	Measured
4/27/2009	Measured
2/29/2000	Meas/Inspect
8/16/1993	KT

LAND SECTION (First 7 lines only)	
Use Code	Description LUC Fact
101	One Family
	No of Units
	Depth / PriceUnits
	Unit Type
	Land Type
	LT Factor

SALES INFORMATION	
Grantor	Legal Ref
FEMIA GEORGE P,	56377-501
	11134-194
	Date
	Sale Code
	Sale Price
	V Tst Verif
	Notes

TAX DISTRICT	

PAT ACCT.	

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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>							
Type:	5 - Cape			Full Bath:	2	Rating: Average													
Sty Ht:	1H - 1 & 1/2 Sty			A Bath:		Rating:													
(Liv) Units:	1	Total: 1		3/4 Bath:		Rating:													
Foundation:	1 - Concrete			A 3QBth:		Rating:													
Frame:	1 - Wood			1/2 Bath:		Rating:													
Prime Wall:	4 - Vinyl			A HBth:		Rating:													
Sec Wall:		%		OthrFix:		Rating:													
Roof Struct:	1 - Gable			<b>OTHER FEATURES</b>															
Roof Cover:	1 - Asphalt Shgl			Kits:	1	Rating: Average		1st Res Grid	Desc: Line 1	# Units:	1								
Color:	YELLOW			A Kits:		Rating:		Level	FY LR DR D K FR RR BR FB HB L O										
View / Desir:				Fpl:		Rating:		Other											
<b>GENERAL INFORMATION</b>				WSFlue:		Rating:		Upper											
Grade:	C - Average			<b>CONDOS INFORMATION</b>				Lvl 2											
Year Blt:	1956	Eff Yr Blt:		Location:				Lvl 1											
Alt LUC:		Alt %:		Total Units:				Lower											
Jurisdct:		Fact: .		Floor:				Totals	RMS: 6	BRs: 3	Baths: 2					HB			
Const Mod:				% Own:				<b>REMODELING</b>				<b>RES BREAKDOWN</b>							
Lump Sum Adj:				Name:				Exterior:	No Unit	RMS	BRS	FL							
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				Interior:	1	6	3								
Avg Ht/FL:	STD			Phys Cond:	FA - Fair-Avg	35. %		Additions:											
Prim Int Wall:	2 - Plaster			Functional:		%		Kitchen:											
Sec Int Wall:		%		Economic:		%		Baths:											
Partition:	T - Typical			Special:		%		Plumbing:											
Prim Floors:	4 - Carpet			Override:		%		Electric:											
Sec Floors:		%		Total: 35.6 %				Heating:											
Bsmnt Flr:	5 - Lino/Vinyl			<b>CALC SUMMARY</b>				General:											
Subfloor:				<b>COMPARABLE SALES</b>				Totals	1	6	3								
Bsmnt Gar:				Basic \$ / SQ:	105.00			<b>Rate</b>				Parcel ID	Typ	Date	Sale Price				
Electric:	3 - Typical			Size Adj.:	1.35000002														
Insulation:	2 - Typical			Const Adj.:	0.98000002														
Int vs Ext:	S			Adj \$ / SQ:	138.915														
Heat Fuel:	2 - Gas			Other Features:	75540														
Heat Type:	1 - Forced H/Air			Grade Factor:	1.00														
# Heat Sys:	1			NBHD Inf:	1.00000000														
% Heated:	100	% AC: 100		NBHD Mod:															
Solar HW:	NO	Central Vac: NO		LUC Factor:	1.00														
% Com Wall:		% Sprinkled:		Adj Total:	280594														
				Depreciation:	99891														
				Depreciated Total:	180703														
<b>MOBILE HOME</b>				WtAv\$/SQ:		AvRate:		Ind.Val											
Make:																			
Model:																			
Serial #:																			
Year:																			
Color:																			
<b>SPEC FEATURES/YARD ITEMS</b>																			
<b>PARCEL ID</b> 039.0-0006-0006.0																			
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value		
2	Frame Shed	D	Y	16X8		A	AV	1985		0.00	T	27.2	101						
More: N				Total Yard Items:				Total Special Features:				Total:							